

PB# 77-42

Eljer Plumbing

Eljiv Site Plan

77-42

Approved 12/21/77
ST.
given to T.C. office
1/11/78 ST.



Oxford Pendaflex
CORPORATION

STOCK No. 753 1/3

MADE IN U.S.A.



Oxford Pendaflex
CORPORATION

STOCK No. 753 1/3

MADE IN U.S.A.

GENERAL RECEIPT 3475

Town of New Windsor, N. Y.

Received of Paul Sekakis (Clerk) Nov. 21, 1977
One Hundred and 00/100 \$ 100.00 Dollars
For Site Plan - Gus Sekakis

DISTRIBUTION:

FUND	CODE	AMOUNT
<u>Check</u>		
<u>100.00</u>		
<u>Personal M.O.</u>		

BY E. Charloff

TITLE

COMPLETE THIS FORM - USE INK TO FILL IN DATE, PAYEE NAME AND SIGN YOUR NAME AND ADDRESS.



**EMPIRE
NATIONAL
BANK**

PERSONAL MONEY ORDER

MIDDLETOWN, N.Y.

No. 185642

11-21 1977

50-244
219

PAY

ONE HUNDRED AND 00/100 CTS \$50.00

TO THE
ORDER OF

Town of New Windsor

Paul G. Skelton

SIGNATURE

NOT VALID OVER \$1,000.00

ADDRESS

⑈ 185642 ⑈ ⑆ 0219 ⑈ 0244 ⑆ 130 ⑈ 01294 13 ⑈

COMPLETE THIS FORM - USE INK TO FILL IN DATE, PAYEE NAME AND SIGN YOUR NAME AND ADDRESS.



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**EMPIRE
NATIONAL
BANK**

Sub

Div fee

PAY

TO THE
ORDER OF

Town of New Windsor

NOT VALID OVER \$1,000.00

PERSONAL MONEY ORDER

MIDDLETOWN, N.Y.

No. 185640

11-21 19 77

50-244
219

ONE HUNDRED AND 00/100 DOLLARS

\$ 100.00

Paul Mekakis

SIGNATURE

ADDRESS

⑈ 185640 ⑈ ⑆ 0219 ⑈ 0244 ⑆ 130 ⑈ 01294 13 ⑈

ELJER

ELJER PLUMBINGWARE
Wallace Murray Corporation
Three Gateway Center
Pittsburgh, Pa. 15221
Tel. 412, 477-1012

November 10, 1977

*Received 11/22
SH*

SUPERVISOR'S OFFICE
RECEIVED

NOV 14 1977

Mr. William J. Larkin, Jr.
Supervisor
Town of New Windsor
555 Union Avenue
New Windsor, New York 12550

TOWN OF NEW WINDSOR

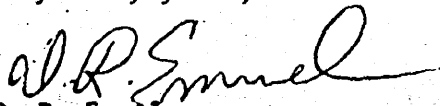
Dear Mr. Larkin:

In the sprayup process of constructing fiberglass plumbing fixtures in the new plant to be built in New Windsor, we will use polyester resin as one of the primary raw materials. It will be necessary to provide bulk storage of 10,000 gallons of the material inside the new plant in two vertical steel tanks, each having a capacity of 5,000 gallons.

Resin being a flammable material, all necessary code requirements for venting, piping, sprinkler and electrical will be observed.

Permission is hereby requested from the Town of New Windsor to include these tanks in the new plant.

Very truly yours,


D. R. Emmel

Director of Manufacturing Engineering

cam

*11/14/77
By Hook Line
Larkin*



COUNTY OF ORANGE

Department of Public Works

ROUTE 17-M P.O. BOX 509
GOSHEN, NEW YORK 10924
TEL: Office 294-7951 - Garage 294-9115

LOUIS J. CASCINO, P.E.
Commissioner

December 21, 1977

Mr. Paul Cuomo, P.E.
Town Engineer
Town of New Windsor
555 Union Ave.
Newburgh, N.Y. 12550

RE: LANDS OF THOMAS PALUMBO (ELJER PLUMBING WARE DIVISION
PLANT)
TEMPLE HILL ROAD, COUNTY ROAD NO. 59, TOWN OF NEW WINDSOR

Dear Mr. Cuomo:

We have reviewed the above-referenced matter this date, as more accurately depicted on a map entitled "Site Plan-Lands of Thomas Palumbo", carrying revision date 12/14/77.

Although we have noted some discrepancies in the road boundary as shown on the above map, these, as such, will not affect that portion of the lands upon which the Eljer Facility will be located.

Release Map No. 9 for the West Point Military Academy-Stewart Field, Part 1 (known as Temple Hill Road), County Road No. 59 indicates a 0.640+ acre parcel of land released by the Town of New Windsor by Quit Claim Deed dated Sept. 4, 1963 recorded in L. 1647 of Deeds, at Page 194, on Sept. 12, 1963, to Harold Sloan, et al.

In view of Release Map #9, the necessary 50-foot building set-back, as shown, is correct.

The building contractor met at the DPW office with us this morning and will secure the necessary DPW entrance Permit, if required, to insure the continuance of construction at the site.

Details of the improvement of the entrance to the proposed future town road, curbing details and drainage facilities will be worked out in cooperation with the contractor, Town of New Windsor and Orange County Department of Public Works.

Approval is therefore granted by our Department for the continued construction of this facility.

Very truly yours,

LOUIS J. CASCINO, P.E.
COMMISSIONER

BY:

William E. Duggan
William E. Duggan,
Sr. Engineer

WED:CHM



COUNTY OF ORANGE / *Department of Public Works*

Page 2.

Copy: William J. Larkin, Supervisor
Julia S. Tuckosh, Town Clerk
Howard R. Collett, Town Bldg. Inspector
Henry VanLeeuwen, Planning Board Chairman ✓
Vincent J. Doce, P.L.S.
Daran Park, Newburgh, N.Y. 12550

Thomas Palumbo

January 10, 1979

RECEIVED
JAN 10 1979

To: Mr. E. Spignardo, Chairman
Planning Board

NEW WINDSOR PLANNING BOARD

From: Town Engineer Paul V. Cuomo, P. E.

Subject: Road in Palumbo Subdivision (Eljer Plumbing)

I have inspected road in above subject, next to Eljer Plumbing and it is about 80% complete.

The overall work is worth about \$40,000 and approximately \$38,000 has been done.

Therefore, in order to insure that the road will be finished completely on accord, a cash bond of \$2,000 should be posted.

4,000



Paul V. Cuomo, P. E.
Town Engineer

PVC/mfb

January 11, 1979

To: Mr. E. Spignardo, Chairman
Planning Board

From: Town Engineer Paul V. Cuomo, P. E.

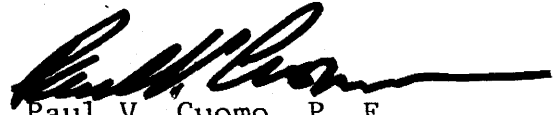
Subject: Road in Palumbo Subdivision (Eljer Plumbing) BOARD

I have inspected road in above subject, next to Eljer Plumbing and it is about 80% complete.

The overall work is worth about \$40,000 and approximately \$38,000 has been done.

Therefore, in order to insure that the road will be finished completely on accord, a cash bond of \$6,000 should be posted, itemized as follows:

1. Road	\$2,000
2. Lights	2,000
3. Underground	
Utilities	2,000
	<hr/>
	\$6,000


Paul V. Cuomo, P. E.
Town Engineer

PVC/mfb

cc: Supervisor John A. Petro
Attorney for the Town, Philip A. Crotty

Date 10 - 12 - 77

Application No. 77-42

TOWN OF NEW WINDSOR PLANNING BOARD

555 Union Avenue; Tel: 565-8898

APPLICATION FOR SITE APPROVAL

Name Eljer Plumbing, Inc.

Address _____

1. Owner of the property Thomas Palumbo

2. Location of the property Temple Hill Rd.

3. Zone area P.T.

4. Nature of business Light Mfg.

5. Lot size: Front 415' Rear 415' Depth 600'

6. Building setbacks: Front yard 100 Rear yard 135

Side yard 195

7. Dimensions of new building 220' x 240

Addition _____

If addition, state front, side, rear of existing structure:

Compliance with requirements shall be the sole responsibility of the applicant or his representative and it is suggested a copy of the Zoning Ordinance be obtained, with particular attention to Article X to avoid rejection of the plans.

I do hereby affirm that all fees, permits and charges applicable under the laws and ordinances of the State of New York and the Town of New Windsor will be paid and that any expense for advertising of Public Hearing or meetings will be paid. Also, any legal or engineering fees for review of this project. Fees are due and payable upon submission of preliminary plans. All checks are to be made payable to the Town of New Windsor. Seven (7) copies of the plans are required.

Signature of applicant

Eljer Plumbing, Inc.

Presubmission _____

Final Approval 12/21/77

Adopted 10/5/70

821

TOWN OF NEW WINDSOR PLANNING BOARD

APPLICATION FOR SITE PLAN APPROVAL

Name ELGER PLUMBING WARE

Address TEMPLE HILL ROAD

1. Owner of the property ELGER PLUMBING

2. Location of the property:

3. Zone area PI

4. Nature of business:

5. Lot size: Front _____ Rear _____ Depth _____

6. Building setbacks: Front yard _____ Rear yard _____

Side yards _____

7. Dimensions of new building _____

Addition _____

If addition, state front, side, rear of existing structure:

For Road ^{Map.} approval

I do hereby affirm that all fees, permits and charges applicable under the laws and ordinances of the State of New York and the Town of New Windsor will be paid and that any expense for advertising of Public Hearing or meetings will be paid. Also, any legal or engineering fees for review of this project.

Signed: _____

(APPLICANT)

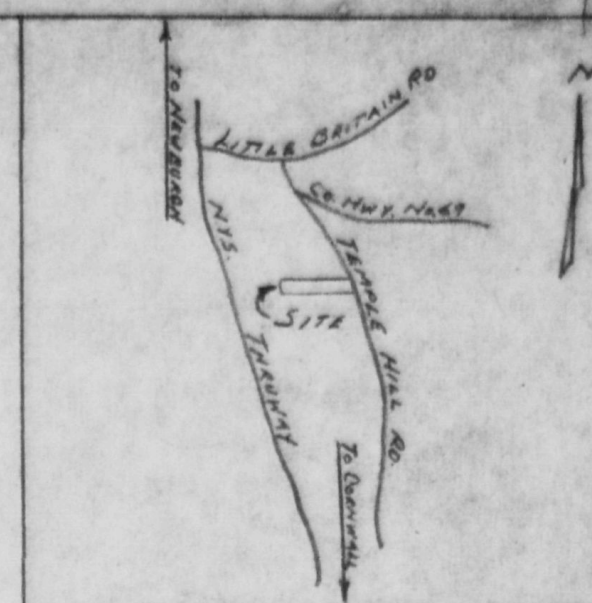
Maps Required for:

Planning Board
Highway Dept.
Sanitation Dept.
Water Dept.
County Planning Board
Building Inspector

Action of the Zoning Board of Appeals required

VERIFICATION FOR HIGH RISE VERIFICATION

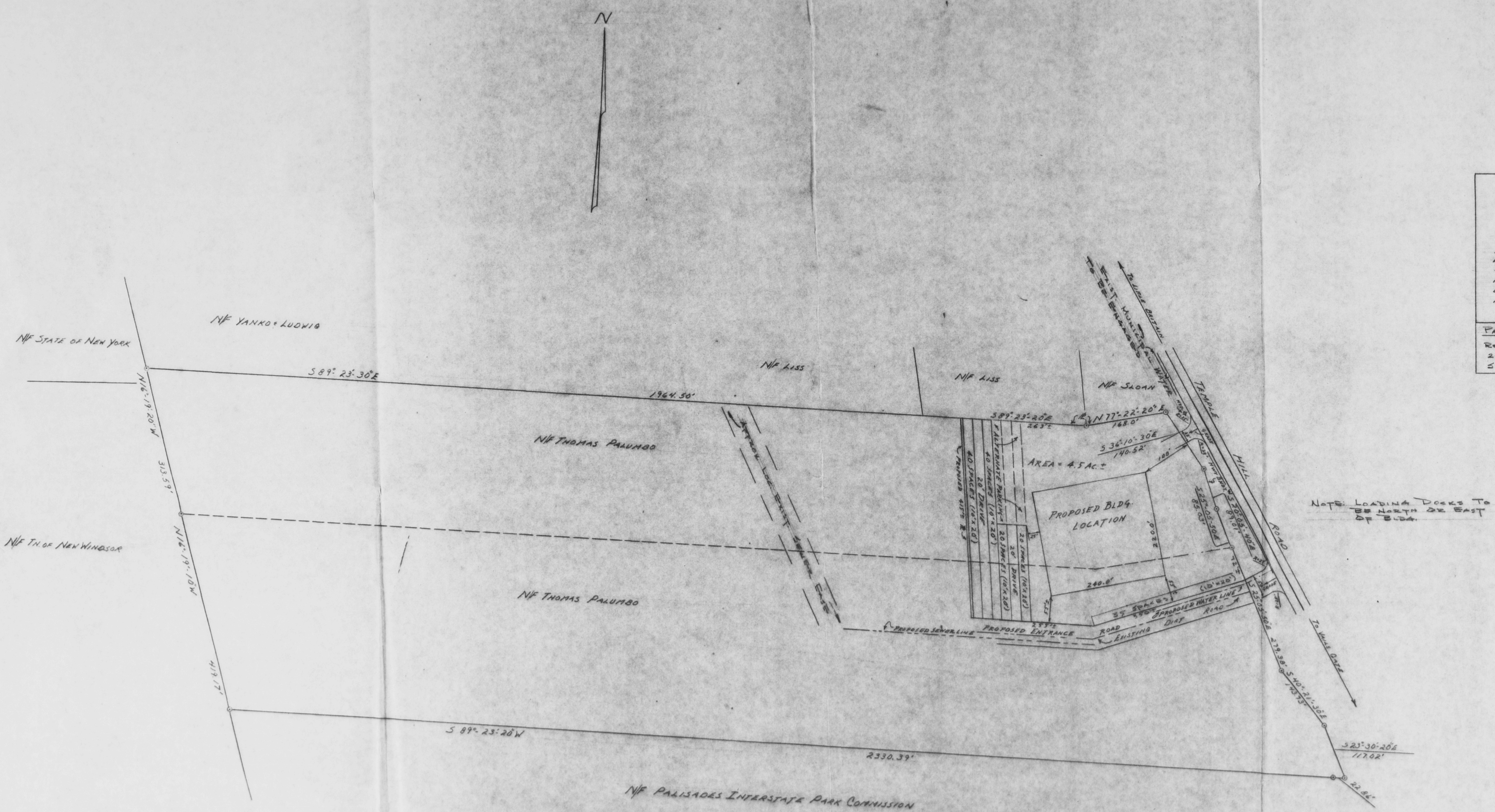
BOARD OF THE TOWN OF NEW WINDSOR



LOCATION MAP

ZONING REGULATIONS	
TN OF NEW WINDSOR	
ZONE OPH 600	
LOT AREA	40,000 SF
LOT WIDTH	150 FT.
LOT DEPTH	50 FT.
FRONT YD.	15 FT.
1 SIDE YD.	40 FT.
BOTH SIDE YDS.	20 FT.
REAR YD.	20 FT.

PARKING CALCULATIONS	
REGULATIONS = 1 SPACE / 400 SF	
240' x 220' / 400 SF = 122 SPACES	
SPACES AVAILABLE = 157	

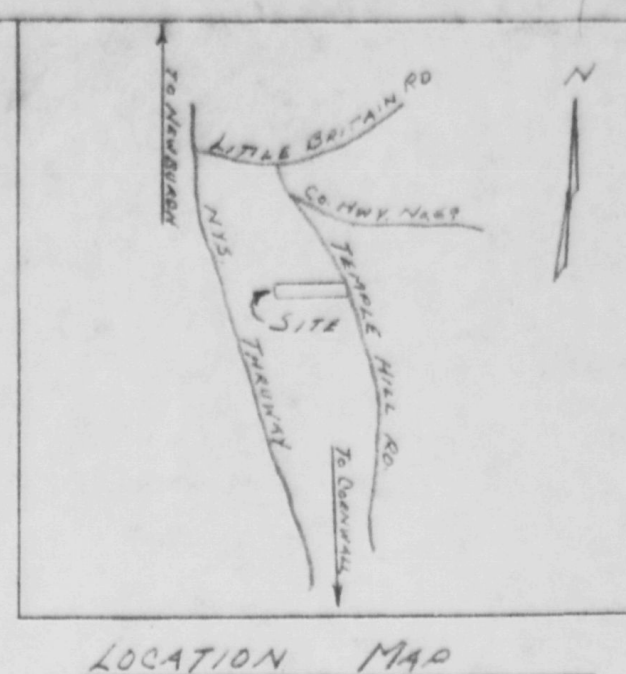
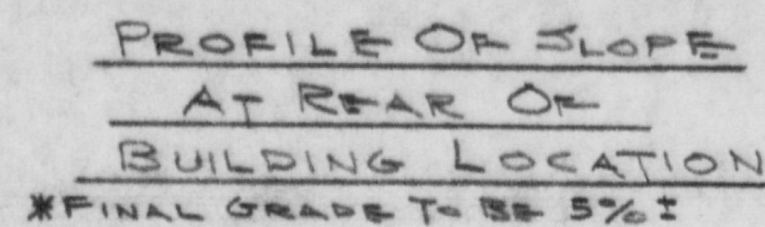


NOTE: LOADING DOCKS TO BE NORTH OR EAST OF BLDG.

APPROVAL GRANTED
BY TOWN OF NEW WINDSOR PLANNING BOARD
ON _____ BY _____



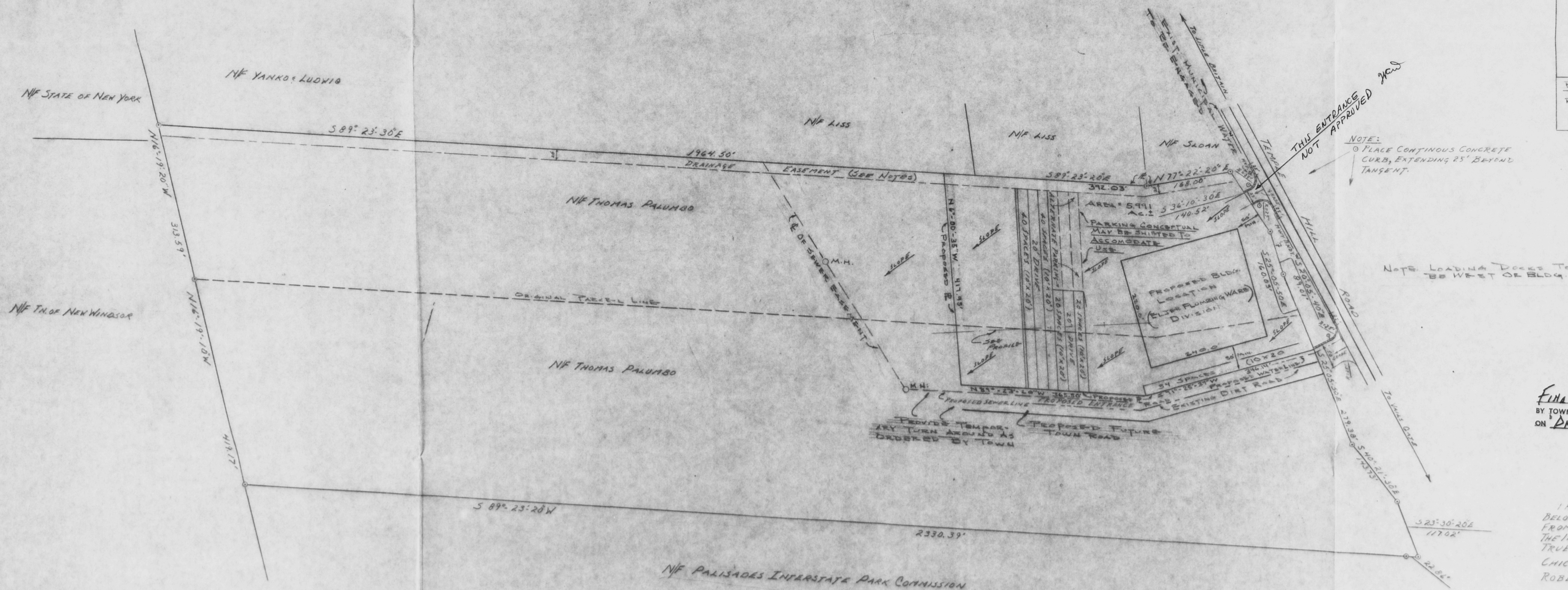
PRELIMINARY SITE PLAN
LANDS OF
THOMAS PALUMBO
Temple Hill Rd. - TN OF NEW WINDSOR
ORANGE CO - NEW YORK
PREPARED BY:
VINCENT J. DOCE
P.L.S. 044604
ORAN PARK, NEWBURGH, NY
BY GEORGE ZOUTIS
DATE: 11/24/77 SCALE: 1"=100'



<u>ZONING REGULATIONS</u>	
<u>TN OF NEW WINDSOR</u>	
<u>ZONE C.P. 8A00</u>	
LOT AREA	40,000 S.F.
LOT WIDTH	150 FT.
LOT DEPTH	—
FRONT YD.	50 FT.
1 SIDE YD.	15 FT.
BOTH SIDE YDS.	40 FT.
REAR YD.	20 FT.

PARKING CALCULATIONS

REGULATIONS = 1 SPACE/400 S.F.
 $240' \times 220' / 400 \text{ SF} = 132 \text{ Spaces}$
SPACES AVAILABLE = 154



FINAL _____ APPROVAL GRANTED
BY TOWN OF NEW WINDSOR PLANNING BOARD
ON DEC 24, 1977
BY: [Signature] [Signature]
[Signature]

I HEREBY CERTIFY TO THE PARTIES LISTED
BELOW THAT THE MAP SHOWN IS PREPARED
FROM A SURVEY DONE BY ME AND THAT
THE INFORMATION SHOWN HEREON IS
TRUE AND CORRECT AS STATED.

CHICAGO TITLE INSURANCE CO.
ROBERT SHERMAN

Approved: *[Signature]*

RECEIVED
DEC 21 1977
ORANGE COUNTY D.P.W.
WILLIAM E. DUGGAN
SENIOR ENGINEER

REVISION: 12-20-77
REVISION: 12-5-77 REVISION: 12-14-77

SITE PLAN

LANDS OF
THOMAS PALUMBO
TEMPLE HILL RD. - TN OF NEW WINDSOR
ORANGE CO. - NEW YORK

PREPARED BY:
VINCENT J. DOCE
RLS 044604

DARIN PARK, NEWBURGH, NY
BY: GEORGE ZOUTIS
DATE: 10/24/77 SCALE 1/4"=1'-0"
REVISED: 11-14-77 REVISED 11-23-77



- A) PROPOSED ROAD CONSTRUCTION TO BE AS PER TN. OF NEW WINDSOR ROAD SPECIFICATION
- B) PROPOSED PARKING CONSTRUCTION
 - 1) 12" R.O.B. GRAVEL OR CRUSHED SHALE
 - 2) PRIMUM OIL APPLIED AT SUB-BASE AT 0.5 GAL/S.Y.
 - 3) FIRST APPLICATION OF 3/4" CRUSHED STONE AT 0.5 GAL./S.Y.
 - 4) LIQUID ASPHALT APPLIED TO STONE
 - 5) SECOND APPLICATION OF 3/4" CRUSHED STONE
 - 6) DUST OR CHIP AS NECESSARY

*2 1/2" MACADAM OPTIONS PER
ELDER CONTRACT WITH CONTRACTOR
(1 1/2" BINDER, 1" TOP)

DRAINAGE NOTE: DRAINAGE TO BE
ROUTED TO NATURAL PATTERNS;
PERMISSION TO BE OBTAINED
FROM SUBJECT PARCEL OWNER

SPECIAL DRAINAGE NOTES:

DRAINAGE EASEMENT TO BE
GRANTED TOWN AS PER
TOWN ENGINEER

2. IT IS THE RESPONSIBILITY OF THE APPLICANT
HEREIN TO GRANT A 20' DRAINAGE EASEMENT
(AS SHOWN) TO THE NECESSARY GOVERNMENTAL
BODIES.

RECEIVED